



**PLANNING AND ZONING COMMISSION  
NOTICE OF REGULAR MEETING  
THURSDAY, JULY 21, 2022 AT 6:00 P.M.**

For city information visit [www.seabrooktx.gov](http://www.seabrooktx.gov)  
For SH 146 updates visit [www.sh146.com](http://www.sh146.com)

NOTICE IS HEREBY GIVEN THAT THE SEABROOK PLANNING AND ZONING COMMISSION WILL MEET ON **THURSDAY, JULY 21, 2022 AT 6:00 PM** IN THE CITY HALL COUNCIL CHAMBERS, 1700 1<sup>ST</sup> STREET, TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE ITEMS LISTED BELOW. ALTHOUGH THIS IS NOT A SEABROOK CITY COUNCIL MEETING, MEMBERS OF THIS BODY MAY ATTEND AND A QUORUM OF THIS BODY MAY BE PRESENT.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES, MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (281) 291-5663 OR [CITYSEC@SEABROOKTX.GOV](mailto:CITYSEC@SEABROOKTX.GOV) FOR FURTHER INFORMATION.

MEMBERS OF THE PUBLIC MAY ACCESS THE AGENDA AT [WWW.SEABROOKTX.GOV/AGENDACENTER](http://WWW.SEABROOKTX.GOV/AGENDACENTER) TO VIEW AGENDA AND ATTACHMENTS.

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**1.0 PUBLIC COMMENTS AND ANNOUNCEMENTS**

*At this time, we would like to listen to any member of the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker, shall be limited to city business or city-related business or matters of general public interest, and shall not include any personal attacks. In accordance with the Open Meetings Act, members may not discuss or take action on any item that has not been posted on the agenda. Names of those registered to speak will be called in the order in which they registered. When your name is called, please state your name and address clearly before making your comments. Thank you.*

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**2.0 SPECIFIC PUBLIC HEARINGS**

**2.1 Conduct a Public Hearing on a request for the Final Plat of Lake Mija Village, Section 3 containing 54 Lots, 1 Block, and 1 Reserve.**

**Purpose of the Final Plat:** To create 54 Single Family Lots, 1 Block, and 1 Reserve

**Applicant:** Charles Anders, P.O. Box 1244, Friendswood, TX 77549

**Owner:** Sunrise Property Partners, P.O. Box 1447, Friendswood, TX 77549

**Legal Description:** Being a subdivision of 13.6789 Acres (595,852 Sq.Ft.), located in the Ritson Morris Survey, Abstract 52, and also being a partial amendment of Reserve "K" of Mystic Village at Lake Mija Film Code No. 409122, H.C.M.R. City of Seabrook, Harris County, Texas

**Location:** This property is located north of Lake Mija Court, west of Park Drive, and south of Red Bluff Road.

**ATTACHMENT 1:** [Agenda Briefing and Request](#)

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### 3.0 NEW BUSINESS

3.1 Consider and take all appropriate action on a request for approval for the Final Plat of Lake Mija Village, Section 3 containing 54 Lots, 1 Block, and 1 Reserve.

3.2 Consider and take all appropriate action on a request for a Master Landscaping Plan for the property located at 2000 – 2100 Highway 146 (Miramar Shopping Center).

ATTACHMENT 2: [Master Landscaping Plan](#)

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### 4.0 ROUTINE BUSINESS

4.1 Approve the minutes from the June 16, 2022 Regular P&Z meeting.

ATTACHMENT 3: [June 16, 2022 P&Z minutes](#)

4.2 Approve the minutes from the June 20, 2022 JOINT Meeting.

ATTACHMENT 4: [June 20, 2022 JOINT Minutes](#)

4.3 Report from the Director of Planning and Community Development on status update of City projects.

ATTACHMENT 5: City projects

4.4 Report from the Director of Planning and Community Development on the status of a list of actions taken by Planning & Zoning and sent to City Council for its action or review.

ATTACHMENT 6: [Directors Report](#)

4.5 Establish future agenda items and meeting dates.

ATTACHMENT 7: [Future Agenda Items & Meeting Dates](#)

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THE PLANNING & ZONING COMMISSION RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.

### CERTIFICATE

I certify that this notice was posted on the bulletin board at Seabrook City Hall on or before 5:00 p.m. Monday, July 18, 2022 and that it will remain posted until the meeting has ended.

*Pat Patel*

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Pat Patel,  
Administrative Coordinator